



Introduction to Predrywall Inspections Online Course

Class Outline

By

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Course description:

This course is an **eight hour** online course broken down into 4-two hour modules using narrated PowerPoint slides. The course is designed to introduce participants to Pre-Drywall Inspections and the ASHI Standards of Professional Practice for Residential Predrywall Inspections (Standards) including inspection scope and limitations, basic criteria for inspecting components, and inspection reporting requirements. The online course is narrated by Bruce Barker, ACI and Michael Casey, ACI.

Goal:

Upon completion of this class, students will be more knowledgeable regarding the fundamentals of predrywall Inspections and the various systems and components with application to residential predrywall inspection. Students will also be more knowledgeable regarding the appropriate conditions observed that warrant recommendation of further analysis or correction.

Participant Profile:

This course is primarily intended for home inspectors who already perform residential predrywall inspections and who want to learn how to conduct these inspections in compliance with ASHI Predrywall Standards. Other participants could include: (1) home inspectors who want to determine if they should add predrywall inspections to their service offerings, (2) contractors who want to know what criteria inspectors use, (3) homeowners who are having a home built and who want to know basic criteria for evaluating contractor work.

Learning Objectives:

Upon completion of the course students will be able to demonstrate a working knowledge of:

1. Nomenclature specific to predrywall inspections
2. The purpose, scope and limitations of predrywall inspections
3. Which components to inspect during predrywall inspections



4. The basic criteria and location of codes for evaluating inspected components
5. Common “defects” and recognition
6. Predrywall inspection reporting requirements

Suggested (optional) Materials:

Everybody’s Building Code by Bruce Barker, ASHI SOP Residential PreDrywall Inspection

Evaluation:

30 question online multiple choice quiz; 70% passing grade required for Certificate of Completion

Course Topics Outline
Introduction to Predrywall Inspections Online Course – 8 Hours

COURSE OVERVIEW	5 mins
INSPECTOR QUALIFICATIONS	5 mins
PURPOSES OF A PREDRYWALL INSPECTION	5 mins
OBJECTIVES OF A PREDRYWALL INSPECTION	5 mins
SETTING CLIENT EXPECTATIONS	5 mins
IMPORTANT INSPECTION LIMITATIONS	5 mins
INSPECTION TIMING	5 mins
CONDUCTING THE INSPECTION	10 mins
THE WRITTEN REPORT	10 mins
FOUNDATION INSPECTION	55 mins
Footings	
Foundation Walls (basement, crawl space, stem walls)	
Foundation Fasteners	
Structural Columns	
Concrete Foundation Slabs	
Waterproofing and Foundation Drains	



Crawl Spaces
Clearances to Untreated Wood
Retaining Walls
Foundation Descriptions

FLOOR SYSTEM INSPECTION 40 mins

Sill and Sole Plates
Floor Joists
Floor Trusses
Beams
Floor Sheathing
Draftstops
Floor Descriptions

WALL SYSTEM INSPECTION 40 mins

Vertical Wall Supports
Top Plate
Beams and Headers
Wall Bracing
Fireblocking
Wall Descriptions

ROOF SYSTEM INSPECTION 40 mins

Ceiling Joists and Rafters
Hips, Ridges, and Valleys
Roof Trusses
Roof Sheathing
Attic Access Openings
Attic Ventilation

ROOF COVERINGS INSPECTION 30 mins

Roof Covering Materials
Flashing
Penetrations and Openings
Roof Covering Descriptions

HVAC SYSTEM INSPECTION 50 mins

HVAC Equipment
Distribution System
Heating and Cooling Sources
Condensate Disposal
Vents and Flues (HVAC and Plumbing)
Vents and Flues Clearance to Openings (HVAC and Plumbing)
HVAC Descriptions



PLUMBING SYSTEM INSPECTION Interior Water Supply Pipes Interior DWV Pipes Venting System Plumbing Fixtures Sumps and Sewage Ejectors Backwater Valves Fuel Storage and Distribution Components Storm Drainage Components Plumbing Descriptions	40 mins
ELECTRICAL SYSTEM INSPECTION Service Drop Service Lateral Service Entrance Conductors and Service Equipment Service Grounding Panelboards and Cabinets Conductors, Raceways, and Boxes Electrical Descriptions	40 mins
WINDOWS AND DOORS INSPECTION Flashing Escape Openings Doors	20 mins
EXTERIOR WALL COVERINGS INSPECTION Flashing and Drainage Wall Covering Installation Wall Covering Supports	30 mins
INTERIOR INSPECTION Stairways Light and Ventilation Ceiling Height Hallway Width Clothes Dryer Exhaust Duct Kitchen Exhaust Duct Bathroom and Other Exhaust Ducts	40 mins
FIREPLACE AND GAS FIREPLACE INSPECTION Masonry Fireplace Masonry Chimney Factory-Built Fireplace Gas Fireplace Fireplace Descriptions	30 mins